



Order Filed on May 1, 2017  
by Clerk  
U.S. Bankruptcy Court  
District of New Jersey

UNITED STATES BANKRUPTCY COURT  
DISTRICT OF NEW JERSEY  
**Caption in Compliance with D.N.J. LBR 9004-2(c)**  
McGovern Legal Services, LLC  
By: Marlana S. Diaz-Cobo, Esq. (MD-4524)  
850 U.S. Highway 1, 1<sup>st</sup> Floor  
PO Box 1111  
New Brunswick, NJ 08903-1111  
(732) 246-1221  
Attorneys for Mountainview at Greenbrook  
Condominium Association, Inc.

In Re:

STEVEN JONES

Case No.: 13-30816

Judge: Kathryn C. Ferguson

Chapter: 13

**CONSENT ORDER RESOLVING CERTIFICATION OF DEFAULT**

The relief set forth on the following pages, numbered one (1) through three (3) is hereby **ORDERED**.

**DATED:** May 1, 2017

  
Honorable Kathryn C. Ferguson  
United States Bankruptcy Judge

McGOVERN LEGAL SERVICES, LLC  
BY: MARLENA S. DIAZ-COBO, ESQ. (MD-4524)  
850 U.S. HIGHWAY 1, 1<sup>st</sup> FLOOR  
P.O. BOX 1111  
NEW BRUNSWICK, NEW JERSEY 08903-1111  
(732) 246-1221

ATTORNEYS FOR MOUNTAINVIEW AT GREENBROOK CONDOMINIUM ASSOCIATION, INC.

In re:

UNITED STATES BANKRUPTCY COURT  
FOR THE DISTRICT OF NEW JERSEY  
IN PROCEEDINGS UNDER CHAPTER 13  
OF THE BANKRUPTCY CODE

STEVEN JONES

CASE NO.: 13-30816-KCF

Debtor.

**CONSENT ORDER**

**CONSENT ORDER RESOLVING CREDITOR'S CERTIFICATION OF DEFAULT**

**THIS MATTER** having been brought before the court by McGovern Legal Services, LLC, attorneys for creditor, Mountainview at Greenbrook Condominium Association, Inc. (the "Association"), by way of a Certification of Default and the parties having consented to the relief set forth herein, and for good cause shown and no cause to the contrary appearing:

**IT IS ORDERED, ADJUDGED AND DECREED THAT** the Steven Jones (the "Debtor") is indebted to the Association in the amount of \$6,110.24 (the "Total Due") in post-petition maintenance fees, special assessments, late fees and attorneys' fees related to the Association's recent attempts to collect unpaid post-petition fees for the period from November 1, 2014 through April 4, 2017; and

**IT IS FURTHER ORDERED, ADJUDGED AND DECREED THAT** the Debtor hereby acknowledges and agrees to pay the Total Due to Mountainview at Greenbrook Condominium Association, Inc., on the following schedule:

- a. \$2,500.00 on or before April 15, 2017; and
- b. \$1,203.41 on or before May 15, 2017; and

c. \$1,203.41 on or before June 15, 2017; and

d. \$1,203.42 on or before July 15, 2017.

**IT IS FURTHER ORDRED, ADJUDGED AND DECREED THAT** the Debtor shall maintain his post-petition assessments and other post-petition obligations as they become due and owing to the Association commencing in May 2017; and

**IT IS FURTHER ORDERED, ADJUDGED AND DECREED THAT** if the Debtor fails to make the immediate payment specified above or fails to make any regular monthly payment or the additional monthly cure payment within thirty (30) days of the date the payments are due, then the Association may obtain an Order Vacating the Automatic Stay as to the Collateral by filing, with the Bankruptcy Court, a Certification specifying the Debtor's failure to comply with this order. At the time the Certification is filed with the court, a copy of the Certification shall be sent to the Chapter 13 Trustee, the Debtors, and the Debtors' attorney.

**WE HEREBY CONSENT TO THE FORM  
AND ENTRY OF THIS CONSENT ORDER:**

McGovern Legal Services, LLC  
Attorneys for Mountainview at Greenbrook Condominium Association, Inc.

  
MARLENA S. DIAZ-COBO, ESQ.

  
BRUCE C. TRUESDALE, ESQ.  
Attorney for Debtor

In re:  
Steven Jones  
Debtor

Case No. 13-30816-KCF  
Chapter 13

### CERTIFICATE OF NOTICE

District/off: 0312-3

User: admin  
Form ID: pdf903

Page 1 of 1  
Total Noticed: 1

Date Rcvd: May 01, 2017

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on May 03, 2017.

db +Steven Jones, 1053 Robin Court, Greenbrook, NJ 08812-1738

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.  
NONE. TOTAL: 0

\*\*\*\*\* BYPASSED RECIPIENTS \*\*\*\*\*

NONE. TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.  
USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

**I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.**

**Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.**

Date: May 03, 2017

Signature: /s/Joseph Speetjens

### CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on May 1, 2017 at the address(es) listed below:

Albert Russo on behalf of Trustee Albert Russo docs@russotrustee.com

Albert Russo docs@russotrustee.com

Albert Russo (NA) on behalf of Trustee Albert Russo docs@russotrustee.com

Brian C. Nicholas on behalf of Creditor MIDFIRST BANK bnicholas@kmlawgroup.com,  
bkgroup@kmlawgroup.com

Bruce C. Truesdale on behalf of Debtor Steven Jones brucectruesdalepc@gmail.com,  
bctpcecf@gmail.com/r49787@notify.bestcase.com

Bruce C. Truesdale on behalf of Creditor Mountainview at Greenbrook Condominium Association,  
Inc. brucectruesdalepc@gmail.com, bctpcecf@gmail.com/r49787@notify.bestcase.com

Denise E. Carlon on behalf of Creditor MidFirst Bank bankruptcynotice@zuckergoldberg.com,  
bkgroup@kmlawgroup.com

Elysa D Bergenfeld on behalf of Creditor Mountainview at Greenbrook Condominium Association,  
Inc. edb@ansellgrimm.com, rbl@ansellgrimm.com

Joshua I. Goldman on behalf of Creditor MidFirst Bank jgoldman@kmlawgroup.com,  
bkgroup@kmlawgroup.com

Marlena Miller on behalf of Creditor Mountainview at Greenbrook Condominium Association,  
Inc. mdiaz-Cobo@theassociationlawyers.com

TOTAL: 10